

AND the said party of the first part doth hereby for heirs, executors, and administrators, COVENANT, PROMISE, and AGREE to and with the said Parties of the third part and their successors in the said Trust, in manner following; that is to say, That the said party of the first part, at the time of the ensembling and delivery hereof, and stand solely, rightfully, and lawfully seized of a good, sure, perfect, absolute, and indefeasible estate of inheritance, in fee simple, of and in the lands, tenements, hereditaments, and all and singular other the Premises hereinbefore described, with their and every of their appurtenances, and of and in every part and parcel thereof, without any manner of reservations, limitations, provisoes, or conditions, (other than those expressed in the original grant thereof from the Crown,) or any other matter or thing to alter, charge, change, encumber, or defeat the same. AND ALSO, that the said party of the first part now in good right, full power, and lawful and absolute authority to alien, convey, and dispose of the said lands, tenements, hereditaments, and premises, and every part and parcel thereof, with the appurtenances unto the said parties of the part, and their successors in the said Trust, in manner and form aforesaid. AND ALSO, that it shall and may be lawful, to and for the said parties of the part and their successors in the said Trust, peaceably and quietly to enter into, have, hold, use, occupy, possess, and enjoy the aforesaid lands, tenements, hereditaments, and premises, hereby conveyed or intended so to be, with the appurtenances, without the let, suit, hindrance, interruption or denial of the said party of the first part, heirs or assigns, or any other person or persons whomsoever, and that free and clear, and freely and clearly acquitted, exonerated, and discharged, of and from all arrears of taxes and assessments whatsoever, due or payable upon or in respect of the said lands, tenements, hereditaments, and premises, or any part thereof, and of and from all former conveyances, mortgages, rights, annuities, debts, judgments, executions, and recognizances, and of and from all manner of other charges or incumbrances whatsoever. AND LASTLY, that the said party of the first part, heirs and assigns, and all and every other person and persons whomsoever, having or lawfully claiming, or who shall or may have or lawfully claim any estate, right, title, interest or trust, of, in, to, or out of the lands, tenements, hereditaments, or premises hereby conveyed as aforesaid, or intended so to be, with their appurtenances, or any part thereof, by, from, under, or in trust for the said party of the first part heirs or assigns, shall and will, from time to time, and at all times, at the proper costs and charges in the law of the said parties of the part, or their successors in the said Trust, make, do, suffer, and execute, or cause or procure to be made, done, suffer-

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